

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

VOL 1677 PAGE 818

TO ALL WHOM THESE PRESENTS MAY CONCERN:

1984 AUG 17 11 17 AM '84  
WHEREAS, James M. League, Jr. and Andrea P. League

(hereinafter referred to as Mortgagor) is well and truly indebted unto M. G. Proffitt, Inc., its successors and assigns forever:

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of **twenty-nine thousand six hundred forty-five and 48/100**

Dollars (\$29,645.48) due and payable

with interest thereon from date at the rate of **ten (10%)** per centum per annum, to be paid: **as per the terms of the note August 16, 1984**

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns:

"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of **Greenville**

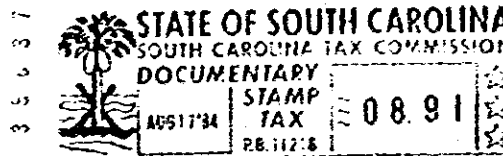
ALL that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being at the easterly intersection of Stone Ridge Road and Summer Creek Court, near the City of Greenville, South Carolina, being known and designated as Lot 623 on plat entitled "Map 1, Section 3, Sugar Creek" as recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 9-F, Page 35, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeasterly side of Summer Creek Court, said pin being the joint front corner of Lots 623 and 624 and running thence with the common line of said lots S. 33-17 E., 140 feet to an iron pin, joint rear corner of Lots 623 and 624; thence S. 56-43-13 W., 130 feet to an iron pin on the easterly side of Stone Ridge Road; thence with the easterly side of Stone Ridge Road on a curve, the chord of which is N. 23-59 W., 77.39 feet to an iron pin; thence continuing with the easterly side of Stone Ridge Road, the chord of which is N. 51-13 W., 40.6 feet to an iron pin at the easterly intersection of Stone Ridge Road and Summer Creek Court; thence N. 11-43 E., 35.63 feet to an iron pin on the southeasterly side of Summer Creek Court; thence with the southeasterly side of Summer Creek Court N. 56-43 E., 105.0 feet to an iron pin, the point of beginning.

This property is conveyed subject to all restrictions, setback lines, roadways, easements, and rights-of-way, if any appearing of record, on the premises or on the recorded plat, which affect the property hereinabove described, including 25' sanitary sewer easement as shown on recorded plat.

This being the same property conveyed to the Mortgagor herein by deed of M. G. Proffitt, Inc. as recorded in Deed Book 1219, at Page 562, in the RMC Office for Greenville County; South Carolina on August 17, 1984.

THIS IS A SECOND MORTGAGE



Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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